

Report to the Board of Adjustment

Prepared by the Maricopa County Planning and Development Department

Case: BA2005129

Variance

Hearing Date:

May 10, 2006 (Continued from April 12, 2006)

Agenda Item:

19

Supervisory District:

2

Applicant:

Juan Humberto Urbina

Property Owner:

Jeff Hanrath

Request:

Variances to permit:

- 1) A proposed hillside disturbance of 13.86% where 5% is the maximum hillside disturbance allowed; and
- 2) A proposed driveway to be built on 100% fill material where 1/3 fill material (33%) is the maximum allowed in the Rural-190 zoning district.

These variances are requested from the following Zoning Ordinance Section(s):

- 1) Section 1201, Article 1201.6.1
- 2) Section 1201, Article 1201.6.3.2

Site Location:

14734 N. Goldfield Road - Goldfield Road and Beeline (AZ 87) Highway (Goldfield Ranch area)

Site Size:

217,798 square feet (5.0 acres)

Existing Zoning:

Rural-190

Current Use:

Vacant/proposed single-family residence

Citizen

Support/Opposition:

Two e-mails of opposition had been received.

Staff

Recommendation:

Continue to the June 14, 2006 hearing date